

Clare Garden Village Phase 2

JOIN OUR EXCITING NEW COMMUNITY

Clare Garden Village, found in the heart of the countryside, is home to a selection of 3, 4 and 5 bedroom homes. Surrounded by rural landscape with easy access to Cardiff, enjoy the best of both worlds at Clare Garden Village.

Taylor
Wimpey

Contents



Clare Garden Village Phase 2

A warm welcome to Clare Garden Village.

Tucked away in Cowbridge between breathtaking Welsh countryside, the cold waves of the Bristol Channel, and bustling cities, Clare Garden Village has an extensive range of 3, 4, and 5 bedroom homes designed in keeping with the landscape and finished with unique, contemporary features.

If you're looking to enjoy village life in the heart of a welcoming community, while remaining well-connected to nearby cities, then Clare Garden Village is the perfect place to settle.



[→ View the site plan](#)



Live and love village life

If you love lazy Sundays trying every bakery in town, or strolling across rolling hills before settling down at the local pub, then you will love Cowbridge.

With a string of delicatessens, cafés, restaurants and pubs, Cowbridge's food scene is one of many reasons the town was crowned the 'Best Place to Live in Wales' by the Sunday Times in 2017. Plus, the streets of this charming market town are lined with independent boutiques and high street retailers.



Cowbridge



St Quentin's Castle



[Watch development video](#)



Personalise your home

A new Taylor Wimpey home is a blank canvas, ready for you to put your stamp on even before you move in. You can choose from a range of high quality options for your kitchen, bedroom and bathroom to suit your taste – and all from the comfort of your sofa. We offer dark and light kitchen units and patterned or plain tiles for your bathroom, so whatever your preferred style we've got you covered.

Using our innovative Options Online tool, you can visualise your new home room-by-room and customise each as you go. You can also choose your options with the help of your Sales Executive if you'd prefer.

Our customers have created some fantastic spaces in their homes and you can get inspiration from their choices by following us on Instagram. You can also check out a host of interior design tips on our website.

[→ Find out more](#)



Options availability is subject to build stage of plots and options won't be available if plots have reached a certain build stage. Please contact the Sales Executive for further information.

Included as standard

From the external features to the finishing touches, every detail of our homes is designed with our customers in mind.

While you'll have the choice to upgrade some of our standard offerings, all of our houses are fitted with a range of high quality features at no extra cost to you.

You'll find a complete list of all items that come as standard in your house below.



Kitchens

All of our kitchens are fitted with beautiful units and worktops and you can choose your preferred style and colour to create your perfect cooking and entertaining space.

A range of accessories including stylish splashbacks, a stainless steel sink and Zeno Taps, and lighting gives your kitchen a clean, contemporary finish. You'll get a modern, energy efficient Zanussi oven with built-in gas hob and integrated hood and extractor fan too.

Utility rooms[†]

Units will be fitted to match your chosen kitchen style, complete with a stainless steel sink and Zeno Taps. If your home has a toilet in the utility room, we'll fit a contemporary white basin and toilet for a sleek finish.



Bathrooms, en suites and shower rooms

Modern white sanitaryware, including toilet, basin and bath with chrome Ideal Standard taps give your main bathroom a clean look. The same sanitaryware is fitted in en suites and shower rooms which also benefit from an Aqualisa shower and glass enclosure. For a distinct look, we offer a varied range of Porcelanosa ceramic wall tiles for you to choose from to make your bathroom and en suite stand out from the crowd.



Garden[†]

The outside of your home is just as carefully considered as the inside. You'll get a fully turfed and landscaped front garden – including plants. The back garden includes a slabbed area and your privacy is protected by a garden fence.



All of the specification listed is included in our houses as standard. For the specification included in our apartments, please see the separate apartment specification list. Standard specifications are correct at time of going to print, but are subject to change without notice. Please contact the Sales Executive for further information. † = Where applicable.

Specification of our houses

Kitchens	
Choice of standard fitted-Sigma 3 'Masterclass'	✓
Laminated 40mm square edged worktop	✓
Kitchen sink – Ascona ASX651 1.5 bowl with Ascona tap	✓
Integrated hood	✓
Stainless steel AEG oven, 4-burner gas hob and integrated extractor hood	✓
Bathrooms, en suites and cloakrooms	
Roca Contesta steel bath	✓
Choice of Porcelanosa tiling (grout colour as specified by Porcelanosa)	✓
Cill-height tiling to all walls in bathroom and en suite. Splashback tiling to WC	✓
Shaver units to bathroom and en suite	✓
Central heating	
Full central heating with thermostatically controlled radiator valves (thermostatic radiators in selective rooms)	✓
Electrical features	
Fibre optic hub under stairs with double socket	✓
Double socket in kitchen with USB charge points built in	✓
Honeywell wireless front doorbell	✓
Mains-operated smoke detectors	✓
Windows, doors and joinery	
IG-composite entrance door painted white, with letterbox plate and house number	✓
White PVCu-toughened double glazed patio doors	✓
White PVCu-toughened double glazed patio doors	✓
Hormann white Ilkley steel door with window	✓

✓ = Standard features * = Options, upgrades and colour choices are available subject to stage of construction † = Where applicable

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Specification of our houses

Internal finishing touches	
White matt emulsion to internal walls	✓
Built in wardrobes to master bedroom & bedroom 2 to 3 bedroom homes	✓
Built in wardrobes to master bedroom, bedroom 2 & 3 to 4 bedroom homes	✓
External features	
Front garden landscaped (as per landscaping layout)	✓
Rear garden graded and turfed	✓
Outside tap to rear garden	✓
External PIR light located on front of property	✓
Wiring only for external light to rear of property	✓
Optional upgrades	
A range of optional upgrades are available subject to build stage	✓
Fire protection	
TBC	
NHBC 10 year warranty	
NHBC 10 year Buildmark policy	✓
Taylor Wimpey warranty for 2 years from date of legal completion	✓

[→ Find out more](#)

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Specification of our Heydon, Langdale and Lavenham houses

Kitchens	
Choice of standard fitted-Sigma 3 'H Line' integrated kitchens	✓
Laminated square edged worktop	✓
Kitchen sink – Ascona 1.5 bowl with Ascona tap	✓
Glass splashback above hob	✓
Stainless steel AEG oven, 4-burner gas hob and integrated extractor hood	✓
Other AEG appliances include integrated fridge freezer, dishwasher and washing machine	✓
Utility sink – Franke Maris to Heydon and Ascona to Lavenham	✓
Bathrooms, en suites and cloakrooms	
Roca Debba basin and white vanity unit in bathroom	✓
Roca Contesta steel bath	✓
Chrome towel radiator in bathroom	✓
Shaver units in bathroom and en suites	✓
Choice of Porcelanosa tiling (grout colour as specified by Porcelanosa)	✓
Cill-height tiling to all walls in bathroom and en suites. Splashback tiling to WC	✓
Central heating	
Full central heating with thermostatically controlled radiator valves (thermostatic radiators in selective rooms)	✓
Electrical features	
Fibre optic hub under stairs with double socket	✓
Double socket in kitchen with USB charge points built in	✓
Honeywell wireless front doorbell	✓
Mains-operated smoke detectors	✓
Power and light to garage	✓

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Specification of our Heydon, Langdale and Lavenham houses

Window, doors and joinery	
IG-composite entrance door painted white, with letterbox plate and house number	✓
White PVCu-toughened double glazed patio doors	✓
Internal Newark white 5 vertical panel door with chrome handles	✓
Hormann white Ilkley steel garage door with window	✓
Internal finishing touches	
Built in wardrobes to master bedroom, bedroom 2 & 3 to Heydon and Langdale.	✓
Built in wardrobes to master bedroom, bedroom 2, 3 & 4 to Lavenham	✓
Handrail pre-finished white oak	✓
White matt emulsion to internal walls	✓
External features	
Front garden landscaped (as per landscaping layout)	✓
Rear garden graded and turfed	✓
Outside tap to rear garden	✓
External PIR light located on front of property	✓
Wiring only for external light to rear of property	✓
Optional upgrades	
A range of optional upgrades are available subject to build stage	✓
Fire protection	
TBC	✓
NHBC 10 year warranty	
NHBC 10 year Buildmark policy	✓
Taylor Wimpey warranty for 2 years from date of legal completion	✓

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Specification of our Mappleton houses

Kitchens	
Choice of standard fitted-Sigma 3 'H Line' integrated kitchens	✓
20mm Silestone solid worktops, including workstation	✓
Island - Silestone worktop to work station & matching 'H Line' units	✓
Kitchen sink – Zeta 1.5 under-mount bowl & half sink with Ascona tap	✓
Silestone splashback above hob	✓
Stainless steel AEG oven, 5-burner gas hob and integrated extractor hood	✓
Other AEG appliances include integrated fridge freezer, dishwasher and washing machine	✓
Utility sink – Franke Maris undermount bowl	✓
Bathrooms, en suites and cloakrooms	
Roca Debba basin and white vanity unit in bathroom	✓
Roca Contesta steel bath	✓
Chrome towel radiator in bathroom	✓
Shaver units in bathroom and en suites	✓
Choice of Porcelanosa tiling (grout colour as specified by Porcelanosa)	✓
Cill-height tiling to all walls in bathroom and en suites. Splashback tiling to WC	✓
Central heating	
Full central heating with thermostatically controlled radiator valves (thermostatic radiators in selective rooms)	✓
Electrical features	
Fibre optic hub under stairs with double socket	✓
Double socket in kitchen with USB charge points built in	✓
Honeywell wireless front doorbell	✓
Mains-operated smoke detectors	✓
Power and light to double garage	✓
Wiring only for external light to rear of property	✓

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Specification of our Mappleton houses

Window, doors and joinery	
IG-composite entrance door painted white, with letterbox plate and house number	✓
White PVCu-toughened double glazed patio doors	✓
Internal Newark solid doors with chrome handles	✓
Hormann white Ilkley steel garage door with window	✓
Internal finishing touches	
Built in wardrobes to master bedroom, bedroom 2, 3 & 4	✓
Handrail pre-finished white oak	✓
White matt emulsion to internal walls	✓
External features	
Front garden landscaped (as per landscaping layout)	✓
Rear garden graded and turfed	✓
Outside tap to rear garden	✓
External PIR light located on front of property	✓
Optional upgrades	
A range of optional upgrades are available subject to build stage	✓
Fire protection	
TBC	✓
NHBC 10 year warranty	
NHBC 10 year Buildmark policy	✓
Taylor Wimpey warranty for 2 years from date of legal completion	✓

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Our homes



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 [View the site plan](#)



The Gosford

3 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

4.72m × 2.88m 15' 6" × 9' 5"

Living room

4.27m × 3.69m 14' 0" × 12' 1"



FIRST FLOOR

Master bedroom

2.96m × 2.83m 9' 9" × 9' 4"

Bedroom 2

3.31m × 2.63m 10' 10" × 8' 8"

Bedroom 3

3.55m × 2.01m 11' 8" × 6' 7"

[→ Discover more about this home](#)

[→ View our current availability](#)

*Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Images may include optional upgrades at an additional cost. Please ask for further details. TWSW 72553/August 2023



The Ashton G

3 BEDROOM HOME



GROUND FLOOR

Kitchen

3.77m x 2.70m 12' 4" x 8' 10"

Living room/Dining area

4.23m x 3.87m 13' 11" x 12' 8"



FIRST FLOOR

Bedroom 2

4.23m x 3.87m 13' 11" x 12' 8"

Bedroom 3

2.91m x 2.17m 9' 7" x 7' 1"



SECOND FLOOR

Master bedroom

6.70m x 3.12m 22' 0" x 10' 3"

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The Easedale

3 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

5.10m × 2.95m 16' 9" × 9' 8"

Living room

5.10m × 3.02m 16' 9" × 9' 11"



FIRST FLOOR

Master bedroom

3.79m × 3.08m 12' 5" × 10' 1"

Bedroom 2

2.95m × 2.86m 9' 8" × 9' 5"

Bedroom 3

2.95m × 2.15m 9' 8" × 7' 1"

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The Rosedale

3 BEDROOM HOME



GROUND FLOOR

Living room

4.85m × 3.01m 15' 11" × 9' 11"

Kitchen/Dining area

4.85m × 3.20m 15' 11" × 10' 6"



FIRST FLOOR

Master bedroom

3.54m × 3.07m 11' 8" × 10' 1"

Bedroom 2

3.54m × 2.37m 11' 7" × 7' 9"

Bedroom 3

2.39m × 2.02m 7' 10" × 6' 7"

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The Midford

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

5.71m x 3.38m 18' 9" x 11' 1"

Living room

4.50m x 3.62m 14' 9" x 11' 11"

Utility

1.71m x 1.25m 5' 7" x 4' 1"



FIRST FLOOR

Master bedroom

3.61m x 3.27m 11' 10" x 10' 9"

Bedroom 2

3.54m x 2.81m 11' 7" x 9' 3"

Bedroom 3

2.81m x 2.52m 9' 3" x 8' 3"

Bedroom 4

2.36m x 2.23m 7' 9" x 7' 4"

[→ Discover more about this home](#)

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The Fakenham

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

6.52m x 3.86m 21' 5" x 12' 8"

Living room

4.22m x 4.07m 13' 10" x 13' 4"



FIRST FLOOR

Master bedroom

4.25m x 4.07m 13' 11" x 13' 4"

Bedroom 2

4.11m x 2.90m 13' 6" x 9' 6"

Bedroom 3

3.44m x 3.22m 11' 3" x 10' 7"

Bedroom 4

3.35m x 2.84m 11' 0" x 9' 4"

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The Kentdale

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

6.03m × 3.58m 19' 9" × 11' 9"

Living room

6.03m × 3.46m 19' 9" × 11' 4"

Utility

2.01m × 1.42m 6' 7" × 4' 8"



FIRST FLOOR

Master bedroom

3.52m × 3.40m 11' 7" × 11' 2"

Bedroom 2

3.64m × 2.99m 11' 11" × 9' 10"

Bedroom 3

3.05m × 2.95m 10' 0" × 9' 8"

Bedroom 4

3.10m × 2.54m 10' 2" × 8' 4"

[➔ Discover more about this home](#)

[➔ View our current availability](#)

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The Whitford

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Dining area

6.85m x 2.85m 22' 6" x 9' 4"

Living room

4.58m x 3.26m 15' 0" x 10' 8"

Study

2.19m x 2.18m 7' 2" x 7' 2"



FIRST FLOOR

Master bedroom

4.16m x 3.32m 13' 8" x 10' 11"

Bedroom 2

3.69m x 2.91m 12' 1" x 9' 7"

Bedroom 3

3.07m x 2.91m 10' 1" x 9' 7"

Bedroom 4

3.16m x 2.60m 10' 5" x 8' 6"

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The Elmsham

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Family room/Dining area

8.64m × 2.99m 28' 4" × 9' 10"

Living room

5.60m × 3.33m 18' 4" × 10' 11"



FIRST FLOOR

Master bedroom

4.59m × 3.91m 15' 1" × 12' 10"

Bedroom 2

4.12m × 2.90m 13' 6" × 9' 6"

Bedroom 3

3.14m × 2.68m 10' 3" × 8' 9"

Bedroom 4

3.14m × 3.05m 10' 4" × 10' 0"



[View development](#)



[View our current availability](#)

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The Shelford

4 BEDROOM HOME



GROUND FLOOR

Living room

4.74m x 3.88m 15' 7" x 12' 9"

Kitchen/Dining area

8.10m x 2.86m 26' 7" x 9' 5"

Study

2.62m x 2.10m 8' 7" x 6' 11"

Cloakroom/Utility

2.10m x 1.65m 6' 11" x 5' 5"



FIRST FLOOR

Master bedroom

3.88m x 3.77m 12' 9" x 12' 4"

Bedroom 2

4.22m x 3.08m 13' 10" x 10' 1"

Bedroom 3

3.44m x 3.10m 11' 3" x 10' 2"

Bedroom 4

3.89m x 2.75m 12' 9" x 9' 0"

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The Langdale

4 BEDROOM HOME



GROUND FLOOR

Kitchen/Breakfast/Family area

6.83m × 3.44m 22' 5" × 11' 3"

Living room

4.57m × 4.50m 15' 0" × 14' 9"

Dining room

3.41m × 3.05m 11' 2" × 10' 0"



FIRST FLOOR

Master bedroom

6.08m × 3.44m 19' 11" × 11' 3"

Bedroom 2

4.57m × 3.08m 15' 0" × 10' 1"

Bedroom 3

3.05m × 2.94m 10' 0" × 9' 8"

Bedroom 4

3.48m × 2.68m 11' 5" × 8' 10"

[→ Discover more about this home](#)

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The Heydon

4 BEDROOM HOME



GROUND FLOOR

Living room

7.10m × 3.84m 23' 4" × 12' 7"

Kitchen/Breakfast area

6.60m × 3.50m 21' 8" × 11' 6"

Study

2.78m × 2.44m 9' 1" × 8' 0"

Utility

1.85m × 1.74m 6' 0" × 5' 8"



FIRST FLOOR

Master bedroom

4.25m × 3.84m 13' 11" × 12' 7"

Bedroom 2

3.50m × 3.21m 11' 6" × 10' 6"

Bedroom 3

3.84m × 2.77m 12' 7" × 9' 1"

Bedroom 4

3.84m × 2.15m 12' 7" × 7' 0"

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*Plot specific windows. The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your sales executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. The computer generated image is for illustrative purposes only and it is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however, variances from site to site. External materials, finishes, landscaping and the position of garages (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Images may include optional upgrades at an additional cost. Please ask for further details. TWSW 72553/August 2023



The Lavenham

5 BEDROOM HOME



GROUND FLOOR

Living room

5.26m x 3.90m 17' 3" x 12' 10"

Kitchen/Breakfast area

3.30m x 5.69m 10' 10" x 18' 8"

Dining room

3.20m x 3.06m 10' 6" x 10' 1"

Utility

1.80m x 0.94m 5' 10" x 3' 1"



FIRST FLOOR

Master bedroom

4.53m x 3.80m 14' 10" x 12' 6"

Bedroom 2

3.81m x 3.52m 12' 6" x 11' 7"

Bedroom 3

3.40m x 2.69m 11' 2" x 8' 10"

Bedroom 4

3.28m x 2.69m 10' 9" x 8' 10"

Bedroom 5

3.00m x 2.85m 9' 10" x 9' 4"

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The Mappleton

5 BEDROOM HOME



GROUND FLOOR

Living room

5.84m x 4.59m 19' 2" x 15' 1"

Kitchen/ Breakfast area

5.80m x 3.33m 18' 3" x 10' 11"

Family/Dining room

3.73m x 3.34m 12' 3" x 10' 11"

Study

3.34m x 2.86m 10' 11" x 9' 5"

Utility

1.87m x 1.71m 5' 11" x 5' 7"



FIRST FLOOR

Master bedroom

4.42m x 3.34m 14' 6" x 10' 11"

Bedroom 2

3.97m x 2.80m 13' 0" x 9' 2"

Bedroom 3

3.34m x 2.90m 10' 11" x 9' 6"

Bedroom 4

3.35m x 3.25m 11' 0" x 10' 8"

Bedroom 5

3.14m x 2.29m 10' 4" x 7' 6"

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